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SFUND RECORDS CTR  
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Harding Lawson Associates

APR 25 1985



April 23, 1985

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California Department of Health Services  
Toxic Substances Control Division  
2151 Berkeley Way  
Berkeley, California 94704

Attention: Mr. Howard Hatayama

Gentlemen:

Levin-Richmond Terminal Corporation Property  
Proposed Plan for Land Use  
West Side of Parr Canal Site

DOCUMENT SOURCE

DOHS

RWQCB

FTG

OTHER

DATE 7/15

This letter presents a proposed land use plan by Harding Lawson Associates (HLA) on behalf of Levin-Richmond Terminal Corporation (LRTC) for a portion of LRTC property located near South 8th Street and Wright Avenue in Richmond, California. Specifically, the project area is bordered by Wright Avenue on the north, Parr Canal on the east, Time Oil Company on the west, and the Santa Fe Channel on the south. A Site Plan is presented as an attachment.

The west side of the Parr Canal site comprises about 4 acres and measures approximately 900 feet in the north-south direction and about 200 feet in the east-west direction. The area is covered with shrubs and grasses and contains a few small wood-frame structures. The site is relatively level with a surface elevation averaging about 11 feet above Mean Lower Low Water (MLLW). The slopes along the embankment to the adjacent waterway average about 1-1/2:1 (horizontal to vertical). The site is not being used at the present time.

Based on review of aerial photographs, it appears that a majority of the site was filled between the late 1940s and 1960s. The exact source of the fill material is not known, but borings indicate that the fill consists of silts, clays, sands, and gravels, and varies from about 6 to 11 feet across the site. Original marsh deposits, known locally as bay mud, underlie the fill.

LRTC purchased the property in 1981 and is currently planning to use this area for bulk material handling and storage. Because of the unknown

April 23, 1985  
13,002,002.02  
Mr. Howard Hatayama  
California Department of Health Services  
Page 2

Harding Lawson Associates

nature of the fill material at this site, LRTC elected to investigate the property for the presence of hazardous waste prior to developing it for use as a bulk material handling area. The investigation consisted of drilling six test borings and analyzing soil and ground-water samples for selected parameters.

Soil samples were analyzed for DDT and lead. These parameters were chosen as indicators for chlorinated pesticides and heavy metals, respectively. The ground-water samples were analyzed for chlorinated pesticides, heavy metals, and volatile organics. The results of the investigation were presented to you during our site visit on April 15, 1985, and were subsequently included in our letter transmitted to Mr. Dwight Hoenig on April 19, 1985. The results of the analyses show that there are isolated locations which exhibit elevated levels of lead and DDT contamination. The results of the ground-water analyses show that heavy metals concentrations are very low and that there was no detection of chlorinated pesticides or volatile organics.

As part of the proposed site use, LRTC is planning to construct a 200- by 150-foot storage building. The building would occupy the area indicated on the attached Site Plan and consist of perimeter columns, about 12 feet in height spaced every 25 feet, which will support an enclosed butler-type storage building. The floor of the building will be prepared by removing existing vegetation, properly compacting the exposed in-place soils, installing a geotextile fabric, and placing a section of compacted baserock and asphalt. The height of the entire structure will be about 38 feet. The foundation for the columns will consist of spread footings which will be placed on compacted soil at about 4.5 feet below grade.

The proposed bulk material storage area will occupy about 2 acres, as shown on the Site Plan. The storage area will be prepared by clearing the existing vegetation and minor grading of the surface. After the existing surface is cleared and graded, the exposed surface will be rolled fairly smooth, and a geotextile membrane will be placed to provide a base for a section of compacted baserock. The baserock will be used as the working surface for the bulk material stockpiling and handling operations.

LRTC is currently in the process of obtaining all necessary permits in order to proceed with the proposed plan for the site. We request that you provide your comments on this plan so that LRTC may proceed expeditiously.

April 23, 1985  
13,002,002.02  
Mr. Howard Hatayama  
California Department of Health Services  
Page 3

Harding Lawson Associates

We trust that this is the information you require at this time. If you have any questions, please call.

Yours very truly,

HARDING LAWSON ASSOCIATES

*William F. Frizzell*  
William F. Frizzell,  
Senior Engineer

*James C. Davies*  
James C. Davies,  
Director, Waste Management  
Northern California

WFF/JCD/dm

Attachment: Site Plan

cc: Mr. Bill Benak  
Mr. Tom Peterson  
Mr. Malcolm Leader-Picone  
Mr. Keith Howard  
Mr. Nicholas Aracic  
Mr. Roger James  
Mr. Mike Rugg